

ALLEN COUNTY PLAN COMMISSION

Business Meeting Agenda: September 21, 2023
1:00 pm • Room 030 • Citizens Square • 200 East Berry

Members:

Susan L. Hoot, David Bailey, Steve Moore, Paul Lagemann, John Henry, Adam Day, Nelson Peters, Mike Fruchey, and James Wolff

Staff:

Ben Roussel, Michelle Wood, Jacob Rose, Nathan Schall

Counsel:

Bob Eherenman

ADMINISTRATIVE AGENDA

(Each item listed requires a separate vote)

- 1. Review of the August Minutes, Findings of Fact and Conditions of Approval _____
- 2. Dupont-Diebold TIF District for Reserve on Park Senior Apartments
Allen County Redevelopment Commission _____
- 3. Huntertown TIF District Proposal
Town of Huntertown _____
- 4. Plan Commission Initiation of Zoning Ordinance Amendments
 - a. Monroeville Floodplain Section of Zoning Ordinance _____
 - b. Woodburn Floodplain Section of Zoning Ordinance _____
 - c. Technical Amendment _____
 - d. Compliance with the Fair Housing Amendments Act _____

PUBLIC HEARING AGENDA

(The Public Hearing Agenda includes those items on which testimony was heard on September 14, 2023. As necessary, it also includes items deferred from previous public hearings and business sessions. Each item listed requires a separate vote.)

- 1. Primary Plat PP-2023-0012 – Traders Trace Lots 30 and 31
Traders Trace Development, LLC _____
- 2. Vacation Petition VPLT-2023-0017 – Forest Canyon Estates, Lot 3
John and Shayne Gordon _____
- 3. Rezoning Petition REZ-2023-0043
LZ D3 LLC _____

4. Primary Development Plan PDP-2023-0033 - Hathaway Crossing
LZ D3 LLC _____
5. Rezoning Petition REZ-2023-0036
Drive & Shine (Haji Tehrani) _____
6. Primary Development Plan PDP-2023-0031 – Drive and Shine Dupont Rd
Drive & Shine (Haji Tehrani) _____
7. Primary Development Plan PDP-2023-0032 – Apartments at Wood Creek
Homestead Development _____

CONSENT AGENDA

(The Consent Agenda includes items which are routine or non-controversial in nature. They are presented here to be reviewed and approved with one motion and vote. Prior to the presidents’ request for action on the Consent Agenda, any member of the commission may remove an item or items from the agenda for discussion and a separate vote.)

1. Secondary Development Plan, Fort Wayne Storage
Illinois Road Self Storage LLC _____
2. Extension of Primary Development Plan Approval of Project Green
Robert Lattarulo _____

OTHER BUSINESS

1. Appointment of 2nd Alternate Hearing Officer
Nominee: Christian Beebe _____
2. Release of Infrastructure Completion Agreement – Ashlar Pointe Section 1
Ashlar Pointe Development, LLC _____
3. Release of Infrastructure Completion Agreement – Traders Trace Section 1
Traders Trace Development, LLC _____

ADJOURNMENT

Next Public Hearing: October 12, 2023 at 1:00 p.m. in Room 35 Citizens Square
200 East Berry Street, Fort Wayne, Indiana

Next Business Meeting: October 19, 2023 at 1:00 p.m. in Room 30 Citizens Square
200 East Berry Street, Fort Wayne, Indiana